

Capitol Planning Commission Minutes  
September 21, 2011  
Iowa Association of Community College Trustees (1:00 p.m. – 3:00pm)

**Members Present:**

Cathy Brown, Chair	William Dikis, Vice Chair	Mike Carroll
Elizabeth Isaacson	Allison Kleis	Carl Voss
Scott Weiser	Representative Ralph Watts	Senator Matt McCoy

**Members Absent:**

Senator Pat Ward  
Representative Dennis Cohoon

**Department of Administrative Services (DAS) Staff Present for all or a portion of the meeting:**

Douglas Woodley, DAS, COO, General Services Enterprise  
Dean Ibsen, DAS, General Services Enterprise, Vertical Infrastructure Program  
Nancy Williams, DAS, General Services  
Jennifer Moehlmann, DAS  
Steve Gross, DAS/GSE  
Tera Granger, DAS  
Calvin Miller, DAS/GSE  
Caleb Hunter, DAS  
Ryan Lamb, DAS  
Jeannie Adams, DAS  
Paul Carlson, DAS/GSE

**Others Present for all or Portions of the Meeting**

Marcia Tannian, Legislative Service Agency  
Scotney Fenton, RDG

**Call to Order and Introductions**

The meeting was called to order at 1:00 p.m. by Chair Cathy Brown followed by roll call and introductions.

**Welcome**

DAS Director Mike Carroll advised the Commissioners that Dean Ibsen, who has provided staff support to the Capitol Planning Commission on behalf of DAS for many years, has moved to our new Building Energy Management Program within DAS. A Certificate of Appreciation was presented to Mr. Ibsen. Jennifer Moehlmann will now provide DAS staff support for the Capitol Planning Commission meetings.

**Meeting Overview and approval of Agenda**

Agenda accepted as presented.

**Approval of Meeting Minutes for July 29, 2011**

**MOTION:** Mike Carroll moved to approve the minutes with a change on Page Four under Capitol Complex Master Plan – Chair Cathy Brown wants to make it clear there are two separate committees 1) Master Plan Committee and 2) Site Features Committee. Master Plan Committee: Bill Dikis, Elizabeth Isaacson, Allison Kleis, Bill Klein and Scott Weiser. Site Features Committee: Carl Voss, Mike Carroll, Mary Cownie and Tracey Levine. Bill Dikis seconded the motion. With update as indicated, minutes approved as submitted.

## **2011 Hy-Vee Triathlon**

The Hy-Vee Triathlon which took place over the Labor Day weekend was very successful with more than 9,000 people in the grandstand seats on Finkbine Street and thousands more in the streets throughout the area. There were over 2200 athletes registered (60 of these were the elite athletes attending from all over the world) for this event. They will be in the same location on Finkbine Street and the West Capitol Terrace Labor Day weekend 2012.

## **Staff Reports/Project Updates**

Capitol Building Interior/Exterior – HVAC system was commissioned earlier this week, just finishing up decorative covers. Project will be completed by mid-October prior to the World Food Prize. West stairs work to replace some stone structure currently in process.

Soldiers & Sailors Monument – Restoration work completed foundation work still to be completed.

Historical Building – moving forward with an RFP to do the architect and engineering work to begin moving forward on the exterior of the building.

Row Houses – we have some proposals we are currently evaluating.

Events – Nancy Williams distributed a list of upcoming large events on the Capitol Complex currently scheduled for the remainder of 2011.

## **Site Features Committee Update**

Applications pending – Tim Lane had approached the Commission with a proposal to place a rock with the word “Teacher” on the site that was previously the school building (east corner of the complex). Mr. Lane would like to re-visit that proposal.

## **Capital Request/Five Year Modernization Plan for Capitol Complex and Annual Report**

Rankings for DAS FY 2013 Capital Requests – Steve Gross discussed each item:

1. Statewide Routine and Essential Building Maintenance – request for general upkeep of buildings.
2. Statewide Major Building Maintenance – for major maintenance as well as health, life safety and ADA projects.
3. Iowa Building operations – request for essential operation of the building.
4. Historical Building exterior repairs – for continuation of the exterior repairs and the skylight system in particular to eliminate water leaks.
5. Capitol Complex Relocation and Leasing expenses – used in case there is a need to relocate agencies.
6. Building and Grounds Renewal for Capitol Complex Buildings – the primary focus is for the exterior of buildings, especially the buildings in the 2010 Master Plan and specifically the Hoover Building is in need of some cleaning and restoration on the exterior.
7. Monuments and Artwork Repair and Restoration Program – There are endowments for many of the newer monuments; however, the older monuments have no endowment.
8. Capitol Complex Property Acquisition and Related Services – to provide funding for property acquisition that may become available in the future.
9. Iowa Building Infrastructure Improvements – a detailed architectural and engineering analysis of the building.
10. Capitol Complex – North Complex Distribution System – primarily electrical but also heating and cooling redundancy.
11. Capitol Complex Parking Lot Improvements – pave the gravel lots at the north end of the Complex and also repair some of the paved lots around the Complex.
12. Fire Protection for Facilities Management Center and Central Energy Plant – extend fire protection fire hydrants to the buildings and provide sprinkler protection systems.

13. West Capitol Terrace Phase 3 – to provide for the final phases of development of the West Capitol Terrace.
14. Building Repair vs. Replacement Assessment for IWD, Jessie Parker, Grimes and Fleet – an assessment as to whether it is best to repair or replace those buildings. In the Master Plan all of these buildings are projected to be gone and replaced with a more traditional construction.
15. Capitol Interior and Exterior Restoration Continuation – provides funding for continued restoration of the Capitol's interior and exterior work.
16. Court Avenue Bridge replacement – this is part of the Master Plan.
17. Complex Pedestrian/Utility Tunnel Repairs Continuation – we believe we need to evaluate what we really should be utilizing the tunnel for.
18. Capitol Complex Improvement and Infrastructure Planning – this goes back to the Wallace Building.
19. Capitol Complex Alternative Energy System – no funding requested.
20. Ola Babcock Miller Building Stone Restoration – no funding requested.
21. Relocation of Fleet Fueling Station – no funding requested.
22. Improvement to Central Energy Plant to Improve Continuity of Government in the Event of a Natural Disaster or Emergency Situation – no funding requested.

#### Content for 2011 Annual Report

Chair Cathy Brown noted that the Capitol Planning Commission has used the Annual Report to the Legislature as the means to communicate the priorities of this Commission. This Commission is focused on the Capitol Complex Master Plan.

Items discussed included:

- Discussion of Row House demolition, a RFP has gone out, staff is now reviewing responses.
- Assessment of buildings – funding request for the first year is to complete a more general evaluation of all of the building and in the second year we'll know which buildings to go into a more detailed assessment. Representative Watts stated with the Wallace Building assessment Legislators needed an objective solid professional review.
- Capitol Complex Alternative Energy Systems – Capitol Complex energy cost is very competitive and suggested alternative sources have not proved to be as competitive. Director Carroll asked the Commissioners to consider if it was a priority because you definitely want to see alternative energy sources developed for the Capitol Complex or is it a priority because you think it is less expensive to use an alternative source. If the latter is the reason, DAS Energy Management Program looks at the buildings and their use of energy and how we can improve on that continually.
- Property Acquisition – instead of asking the Legislature for a large amount of money to be set aside for property acquisition, provide a list of properties that if they ever became available the State should consider purchasing. Then perhaps Legislature would consider setting aside a specific amount of funding for the properties listed.

Chair Cathy Brown presented the following Capitol Planning Commission project ranking:

- #1 - Building Repair vs. Replacement Assessment for IWD, Jessie Parker, Grimes and Fleet.
- #2 – Monuments and Artwork Repair and Restoration Program
- #3 – Capitol Interior and Exterior Restoration Continuation
- #4 – Capitol Complex Parking Lot Improvements
- #5 – West Capitol Terrace Phase 3
- #6 – Capitol Complex Court Avenue Bridge Replacement

**MOTION:** Carl Voss moved to approve the suggested list of priorities for the Capitol Planning Commission. Elizabeth Isaacson seconded the motion. Motion passed.

Content for 2011 Annual Report – Staff advised the annual report follows the model that we have used for several years. Jennifer Moehlmann suggested the following:

- Adding a section on “way finding” for the Capitol Complex.
- More details to the Hy-Vee Triathlon section.
- More detail on the Row House – an RFP has been released and proposals are under review.
- Shortening the description of the Holocaust Memorial description.
- Adding discussion on Monument Maintenance.
- Delete comments regarding funding of the Capitol Shuttle.

Chair Cathy Brown noted the intent is to have the Annual Report out in the fall in order to have it in the Legislator’s hands prior to the beginning of session. Director Carroll suggested moving the “current funding request chart” ahead of “last year’s chart” in the Annual Report.

**MOTION:** Bill Dikis moved to approval of the proposed draft as further amended by presentations made today. Carl Voss seconded the motion. Motion passed.

### **Other Business**

#### Overview of next meeting

Comments or agenda items for the next meeting please refer them to either Chair Cathy Brown or DAS staff Jennifer Moehlmann.

#### Comments

Next meeting will be January 4, 2012 from 9:00am – Noon in the Capitol.

### **Adjourn**

Meeting adjourned at 2:45pm.

Respectfully submitted,

Nancy Williams